

005.0

0002

0008.0

Map

Block

Lot

1 of 1

Residential

ARLINGTON

APPRAISED:

Total Card / Total Parcel

750,800 / 750,800

USE VALUE:

750,800 / 750,800

ASSESSED:

750,800 / 750,800


Patriot
 Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
138		HERBERT RD, ARLINGTON

Legal Description							User Acct
							4818
							GIS Ref
							GIS Ref
							Insp Date
							10/14/17

OWNERSHIP

Unit #:

Owner 1: NORTHEAST VENTURE GROUP

Owner 2: & REALTY LLC

Owner 3:

Street 1: 220 NORTH MAIN ST

Street 2: SUITE 301

Twn/City: NATICK

St/Prov: MA Cntry: Own Occ: N

Postal: 01760 Type:

PREVIOUS OWNER

Owner 1: DARWIN TRUST COMPANY OF NEW -

Owner 2: HAMPSHIRE LLC/ TRUSTEE -

Street 1: 635 MASSACHUSETTS AVE

Twn/City: ARLINGTON

St/Prov: MA Cntry:

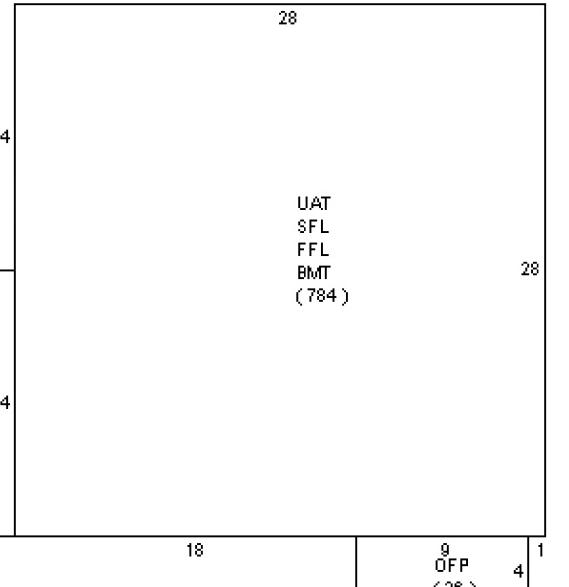
Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains .15 Sq. Ft. of land mainly classified as One Family with a Tudor Building built about 1924, having primarily Vinyl Exterior and 1848 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code Descrip/No Amount Com. Int

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH																																															
Type: 97 - Tudor	2A - 2 Sty +Attic	1	Rating: Average	Full Bath: 1	A Bath:	Rating:		3/4 Bath:	A 3QBth:	Rating:		1/2 Bath:	Rating:																																														
(Liv) Units: 1	Total: 1																																																										
Foundation: 2 - Conc. Block																																																											
Frame: 1 - Wood																																																											
Prime Wall: 4 - Vinyl																																																											
Sec Wall:		%																																																									
Roof Struct: 1 - Gable																																																											
Roof Cover: 1 - Asphalt Shgl																																																											
Color: WHITE																																																											
View / Desir:																																																											
GENERAL INFORMATION				OTHER FEATURES				RESIDENTIAL GRID																																																			
Grade: C - Average				Kits: 1	Rating: Average			1st Res Grid	Desc: Line 1	# Units 1																																																	
Year Blt: 1924	Eff Yr Blt:			A Kits:	Rating:			Level	FY LR DR D K FR RR BR FB HB L O																																																		
Alt LUC:	Alt %:			Fpl: 1	Rating: Average			Other																																																			
Jurisdict:	Fact: .			WSFlue:	Rating:			Upper																																																			
Const Mod:								Lvl 2																																																			
Lump Sum Adj:								Lvl 1																																																			
								Lower																																																			
INTERIOR INFORMATION				CONDOS INFORMATION				REMODELING				RES BREAKDOWN																																															
Avg Ht/FL: STD				Location:				Exterior:	No Unit	RMS	BRS	FL																																															
Prim Int Wal 2 - Plaster				Total Units:				Interior:	1	7	3																																																
Sec Int Wall:	%			Floor:				Additions:																																																			
Partition: T - Typical				% Own:				Kitchen:																																																			
Prim Floors: 3 - Hardwood				Name:				Baths:																																																			
Sec Floors:	%							Plumbing:																																																			
Bsmnt Flr: 12 - Concrete								Electric:																																																			
Subfloor:								Heating:																																																			
Bsmnt Gar:								General:																																																			
Electric: 3 - Typical																																																											
Insulation: 2 - Typical																																																											
Int vs Ext: S																																																											
Heat Fuel: 1 - Oil																																																											
Heat Type: 3 - Forced H/W																																																											
# Heat Sys: 1																																																											
% Heated: 100	% AC:																																																										
Solar HW: NO	Central Vac: NO																																																										
% Com Wal	% Sprinkled																																																										
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:																																															
SPEC FEATURES/YARD ITEMS				PARCEL ID 005.0-0002-0008.0																																																							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value																																										
3	Garage	D	Y	1	20X20	A	AV	1924	21.25	T	40	101			5,100		5,100																																										
More: N	Total Yard Items:	5,100	Total Special Features:						Total:						5,100																																												
<div style="display: flex; justify-content: space-between;"> <div style="flex: 1;">  </div> <div style="flex: 1;"> <p>28</p> <p>UAT SFL FFL BMT (784)</p> </div> </div>																																																											
<div style="display: flex; justify-content: space-between;"> <div style="flex: 1;">  </div> <div style="flex: 1;"> <p>18</p> <p>9 OPP (36)</p> </div> </div>																																																											
<div style="display: flex; justify-content: space-between;"> <div style="flex: 1;"> <p>SUB AREA</p> <table border="1"> <thead> <tr> <th>Code</th> <th>Description</th> <th>Area - SQ</th> <th>Rate - AV</th> <th>Undepr Value</th> </tr> </thead> <tbody> <tr> <td>BMT</td> <td>Basement</td> <td>924</td> <td>48,840</td> <td>45,126</td> </tr> <tr> <td>FFL</td> <td>First Floor</td> <td>924</td> <td>162,790</td> <td>150,421</td> </tr> <tr> <td>SFL</td> <td>Second Floor</td> <td>924</td> <td>162,790</td> <td>150,421</td> </tr> <tr> <td>UAT</td> <td>Upper Attic</td> <td>196</td> <td>65,120</td> <td>12,763</td> </tr> <tr> <td>OPP</td> <td>Open Porch</td> <td>36</td> <td>43,560</td> <td>1,568</td> </tr> </tbody> </table> </div> <div style="flex: 1;"> <p>SUB AREA DETAIL</p> <table border="1"> <thead> <tr> <th>Sub Area</th> <th>% Usbl</th> <th>Descrip</th> <th>% Type</th> <th>Qu</th> <th># Ten</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table> </div> </div>																		Code	Description	Area - SQ	Rate - AV	Undepr Value	BMT	Basement	924	48,840	45,126	FFL	First Floor	924	162,790	150,421	SFL	Second Floor	924	162,790	150,421	UAT	Upper Attic	196	65,120	12,763	OPP	Open Porch	36	43,560	1,568	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten						
Code	Description	Area - SQ	Rate - AV	Undepr Value																																																							
BMT	Basement	924	48,840	45,126																																																							
FFL	First Floor	924	162,790	150,421																																																							
SFL	Second Floor	924	162,790	150,421																																																							
UAT	Upper Attic	196	65,120	12,763																																																							
OPP	Open Porch	36	43,560	1,568																																																							
Sub Area	% Usbl	Descrip	% Type	Qu	# Ten																																																						
<div style="display: flex; justify-content: space-between;"> <div style="flex: 1;"> <p>IMAGE</p>  </div> <div style="flex: 1;"> <p>AssessPro Patriot Properties, Inc</p> </div> </div>																																																											